# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/03/03 14:41 2pgs
Fees:13.00 Taxes:240.50

20031103-0161001

STATE OF TN
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $65,000.00

Vernell X. Moore
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF OCTOBER, 2003.

Notary Public

MY COMMISSION EXPIRES: .
(AFFIX SEAL)

ROBERT L. SCRUGGS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

**THIS INSTRUMENT WAS PREPARED BY**
Law Offices of Robert L. Scruggs, 111 Westwood Place, Suite 304, Brentwood, TN 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP, PARCEL NUMBERS |
|---|---|---|
| **Vernell X. Moore** | **Same as Owner** | **Map 50-11** |
| (NAME) | (NAME) | **Parcel 42** |
| **206 Fawnwood Court** | | |
| (ADDRESS) | (ADDRESS) | |
| **Nashville, TN 37207** | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Henry Clifford Davis,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Vernell X. Moore,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

**Land in Davidson County, Tennessee, being Lot No. 611 on the Plan of Parkwood Estates, Section 4, as of record in Book 3300, page 79 and 80, Register's Office for Davidson County, Tennessee, to which legal reference is hereby made for a more complete description.**

**Being the same property conveyed to Henry Clifford Davis and wife, Myrtle Loraine Davis by deed from Terry J. Burrow and wife, Mary E. Burrow of record in Book 4314, page 375, Register's Office for Davidson County, Tennessee. Myrtle Loraine Davis has since died.**

This conveyance is made subject to all conditions easements; and all other matters of record in the Register's Office for Davidson County, Tennessee:; (a) 2003 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 3300, pages 79 and 80, said Register's Office; (c ) Restrictive covenants contained in Book 3434, page 270, Book 3616, page 269 and Book 3702, page 79, said Register's Office.

unimproved ☒

This is improved ☐ property, known as 3305 Hawkwood Lane, Nashville, TN 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 31st day of October, 2003.

Henry Clifford Davis

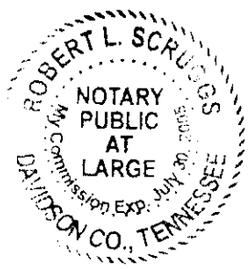
STATE OF TN

COUNTY OF WILLIAMSON

Before me, a Notary Public in and for said County and State, personally appeared Henry Clifford Davis, individual(s) who executed the foregoing instrument and acknowledged that the same is said individual(s) free and voluntary act and deed.

Witness my hand and official seal at Brentwood, Tennessee this 31st day of October, 2003.

Commission expires:




Robert L. Scruggs Notary Public